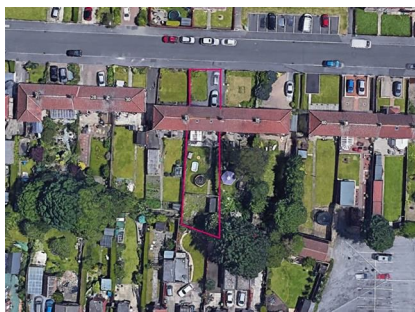


Harper & Co

Estate Agents Ltd

<https://www.harperandcoestateagents.co.uk>



Weardale Crescent

Billingham, Stockton-On-Tees, TS23 1BA

Priced For A Quick Sale! Internal Photographs Coming Soon, Immediate Viewings Available - This Property Boasts A Spacious Open-Plan Kitchen/Diner, Perfect For Entertaining Friends And Family. With Three Double Bedrooms, There's Plenty Of Space For Everyone To Enjoy.

Situated Just A Short Stroll Away From Local Schools, This Home Is Ideal For Families Looking For Convenience And A Sense Of Community. The Large Pattern Imprint Driveway Offers Essential Off-Road Parking, Making Coming Home A Breeze.

One Of The Highlights Of This Property Is The Impressive 85ft West-Facing Rear Garden, Providing A Peaceful Retreat With A High Level Of Privacy. Imagine Enjoying Sunny Afternoons In This Lovely Outdoor Space, Perfect For Relaxing Or Hosting Summer Barbecues.

Don't Miss Out On The Opportunity To Make This Generous Family Home Your Own. Contact Us Today To Arrange A Viewing And Discover The Endless Possibilities That This Property Has To Offer.

Offers in the region of £130,000

Weardale Crescent

Billingham, Stockton-On-Tees, TS23 1BA



- A Generous Size Family Home In A Popular Billingham Location
- Three Double Bedrooms & Family Bathroom With Shower Over Bath
- Combi Gas Central Heating & uPVC Double Glazed Windows
- A Short Walk To Local Schools & Amenities Along With Excellent Road Links
- Spacious Open Through Kitchen/Diner With Built-In Oven & Hob
- Good Sized Loft Space With Pull Down Ladder & Velux Windows x2
- Large Pattern Imprint Driveway Providing Essential Off-Road Parking
- Dual Aspect Lounge With Door Leading To A Garden Room/Lean To
- Vendors Have Made Many Upgrades Throughout Since Purchase In 2013
- Around 85ft Of West Facing Rear Garden With A High Level Of Privacy

Location

Energy Efficiency Rating - TBC

Entrance Hallway

Property Information

Lounge

Disclaimer

Kitchen/Diner

Garden Room/Lean To

First Floor Landing

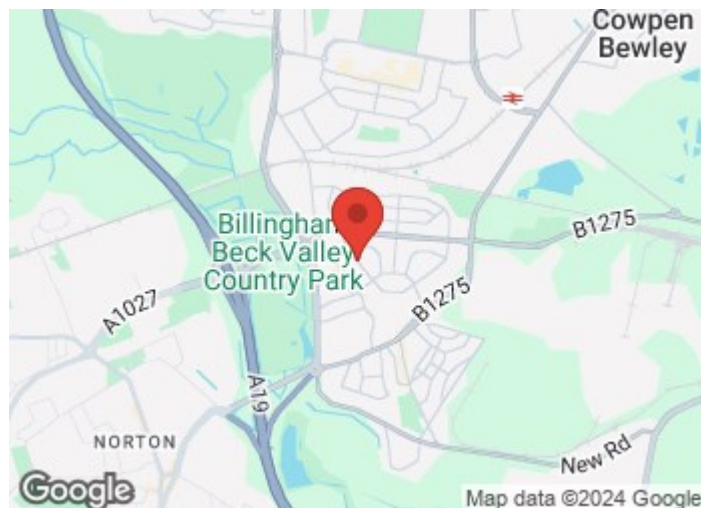
Bedroom One

Bedroom Two

Bedroom Three

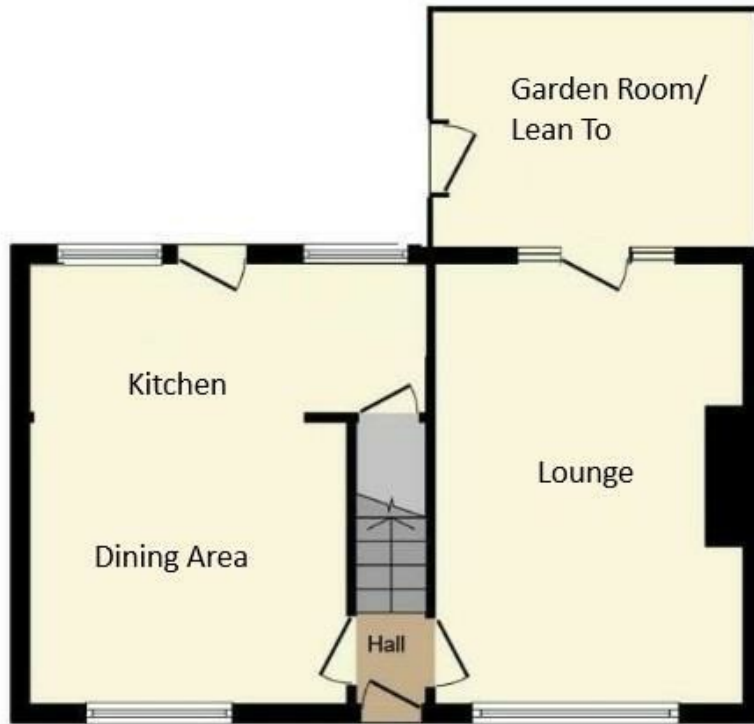
Family Bathroom

Loft Space



Directions

Floor Plan



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Rating		Current	Potential	Environmental Impact (CO ₂) Rating		Current	Potential
Very energy efficient - lower running costs				Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A				(92 plus) A			
(81-91) B				(81-91) B			
(69-80) C				(69-80) C			
(55-68) D				(55-68) D			
(39-54) E				(39-54) E			
(21-38) F				(21-38) F			
(1-20) G				(1-20) G			
Not energy efficient - higher running costs				Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC		England & Wales		EU Directive 2002/91/EC	